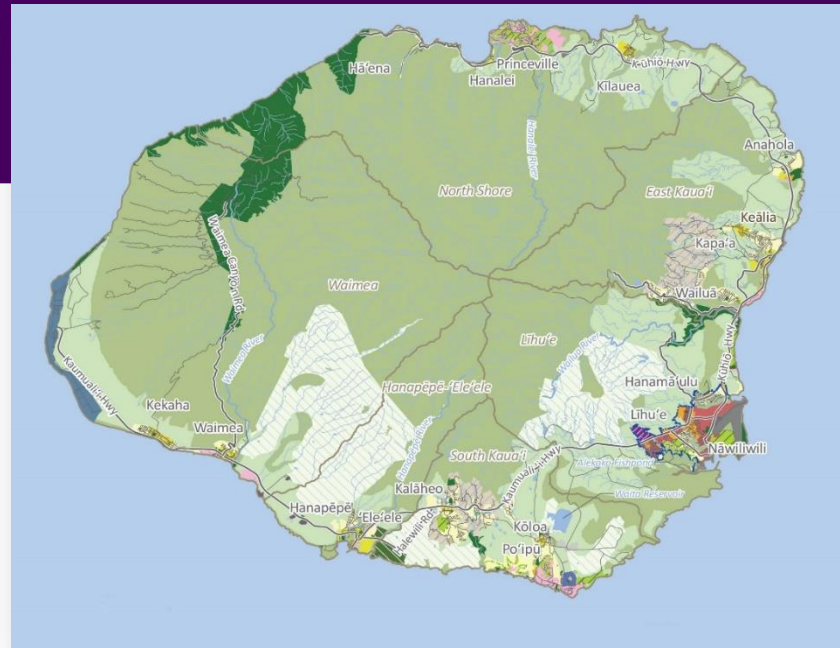


Future Land Use Maps

Purpose • Process • Drafts for Discussion



Future Land Use Maps... **Purpose**



Depict ***spatial representations*** of existing + envisioned land uses on Kauaʻi.

Areas appropriate for development as well as areas where development should be limited or kept natural/preserved.



Support the policies within the General Plan.



Are intended to be used when considering land use proposals or policies.

Future Land Use Maps... **Purpose**



Are not zoning maps

General Plan designations reflect existing and envisioned land uses.

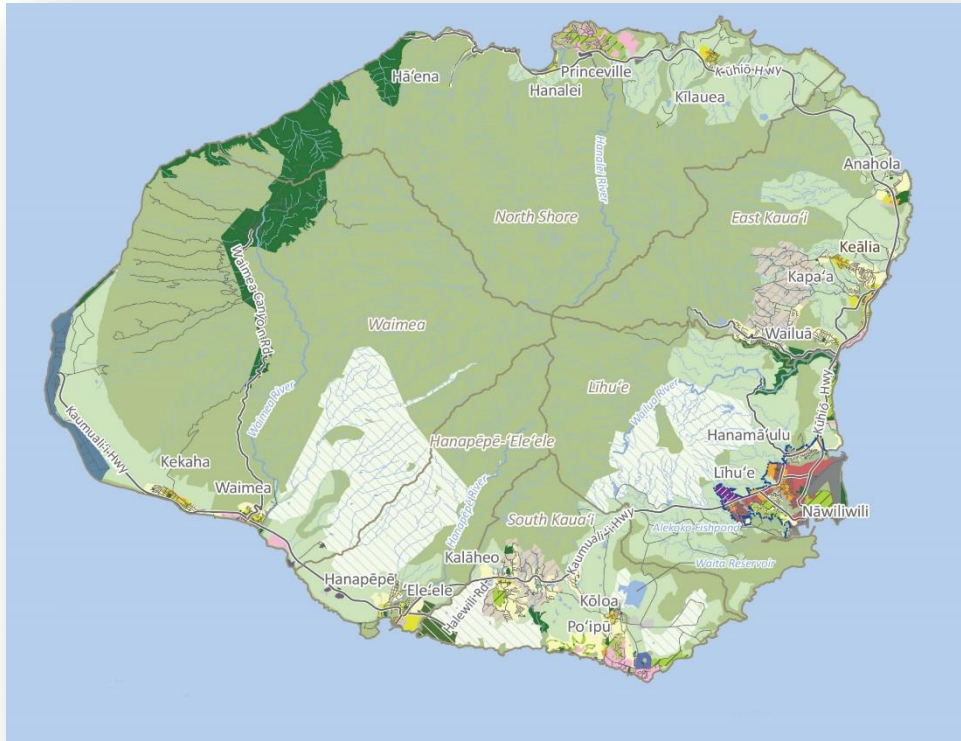


Do not provide project entitlements

General Plan maps do not approve permits for development, whether of land or resources.

General Plan Land Use Maps alone may not be used to prohibit a land use that is currently allowed by the Comprehensive Zoning Ordinance or by permit.

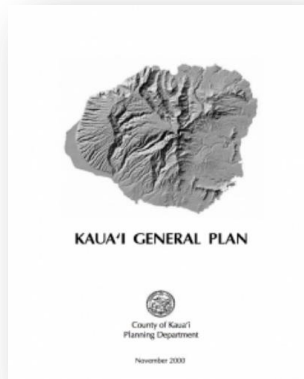
Future Land Use Maps - Objectives



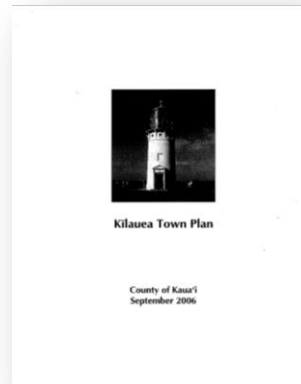
- ✓ Provide opportunities for a range of housing types
- ✓ Strengthen town centers
- ✓ Efficiently use land and resources by promoting infill
Infill = development within existing towns and urban areas
- ✓ Create and support compact, walkable neighborhoods
- ✓ Locate housing near jobs

Future Land Use Map
Update Process

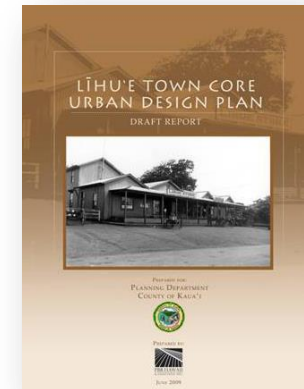
Existing Plans



General Plan
(2000)



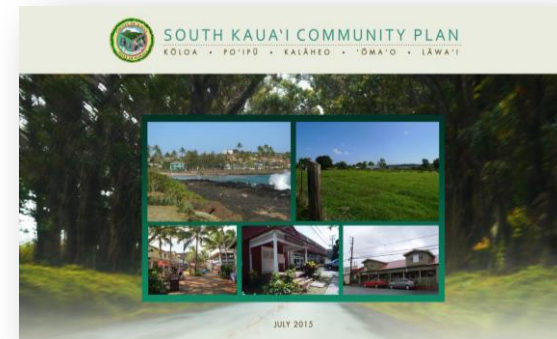
Kīlauea Town Plan
(2006)



**Līhu'e Town Core
Urban Design Plan**
(2008)



Līhu'e Community Plan
(June 2015)



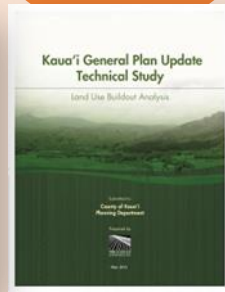
South Kaua'i Community Plan
(July 2015)

Technical Studies

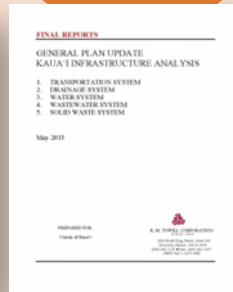
Socioeconomic Projections



Land Use Buildout Analysis



Infrastructure Assessment



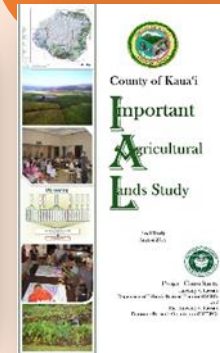
Climate Change & Coastal Hazards



Community Health



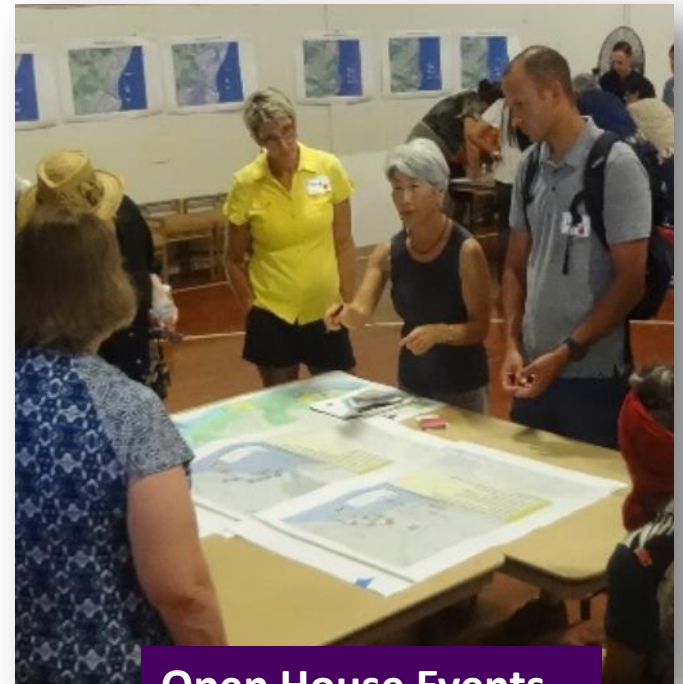
IAL



Community Outreach



Community Meetings



Open House Events



Pop-Up Week



Land Owner Outreach

Calling Major Landowners: County Seeks Information on Future Developments

By the Numbers....

20 + landowner meetings

**15 + landowners
contacted**

3 rounds of outreach

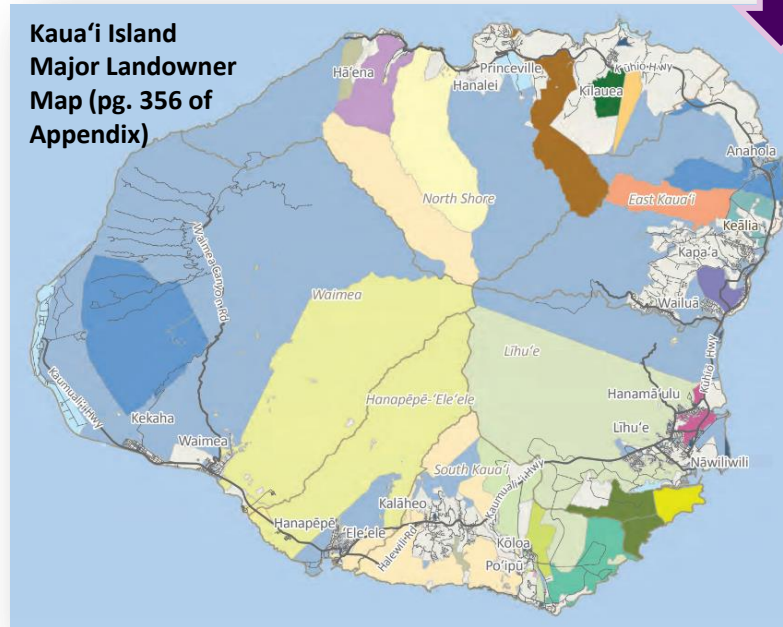
2 years of outreach

Purpose of the Outreach

Request information of the following:

- **Landowner's anticipated projects during the planning horizon**
- **Development Projects requiring amendments**
 - **SLUD boundary Map**
 - **County Zoning Map**

Informs Possible Changes to the Future Land Use Map



Agency Meetings

County Agencies

- Public Works
- Dept. of Water
- Solid Waste
- Parks and Recreation
- Real Property
- Office of Economic Development
- Housing
- Elderly Affairs
- Fire
- Police
- Emergency Management Agency

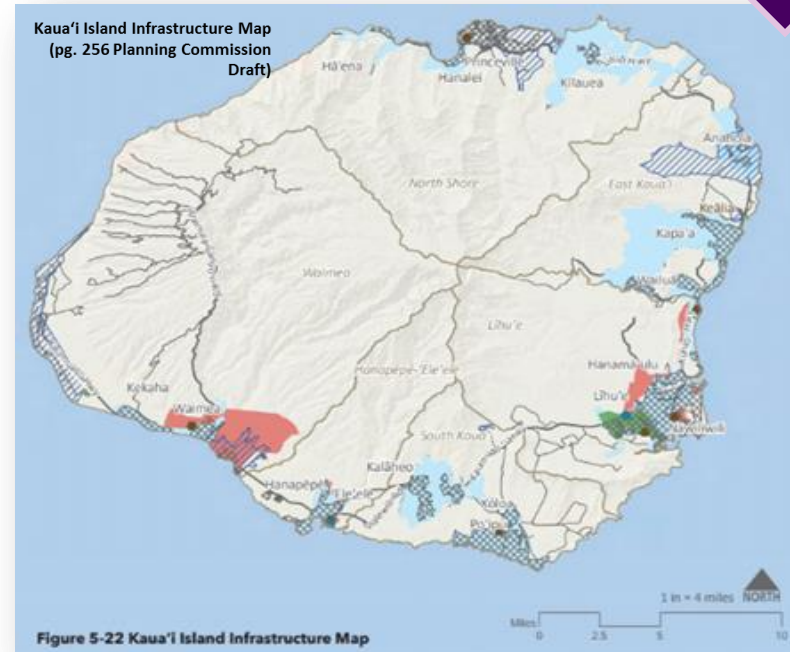
State Agencies

- Dept. of Land and Natural Resources
- Dept. of Health
- Dept. of Transportation

Purpose of the Outreach

Information on ongoing and anticipated projects during the planning horizon

Informs Possible Changes to the Future Land Use Map



Place- Type Workshops

“**Place-Types** are a design tool used to guide and evaluate future growth in terms of form, scale, and function in the built environment.”

(Pg. 62 of the Planning Commission Draft, 2017)

Recognizing that Place Matters



Source: Opticos Design, Inc.

8

The Ahupua'a



Image courtesy of: DPZ (Duany Plater-Zyberk & Company)

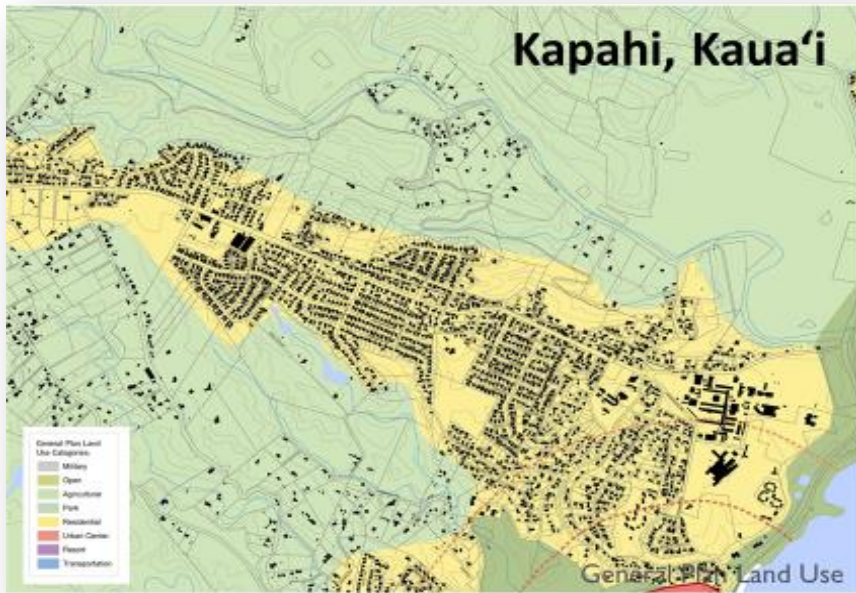
9

Place- Type Workshops

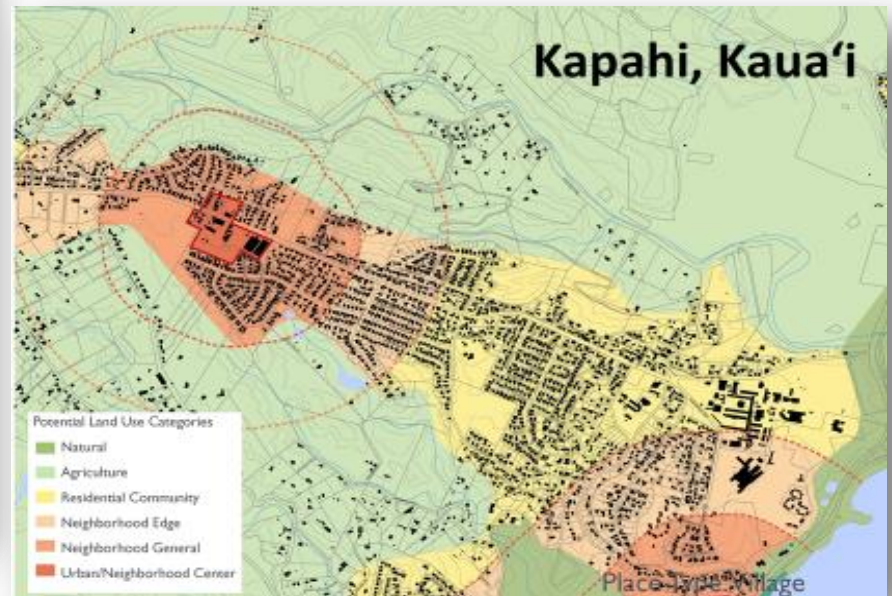
How do Place-Types shape the future land use map?

“The community’s determination of place types through the workshops and previous community planning work was used to update the previous General Plan’s Town Center Boundaries, including the location and extent of the Neighborhood Center and Neighborhood General designations”

(Pg. 62 of the Planning Commission Draft, 2017)



2000 GP Land Use Map



GP Update Draft Future Land Use Map with Place-Types



**Opening
Presentation**



**Tour &
Discussion**

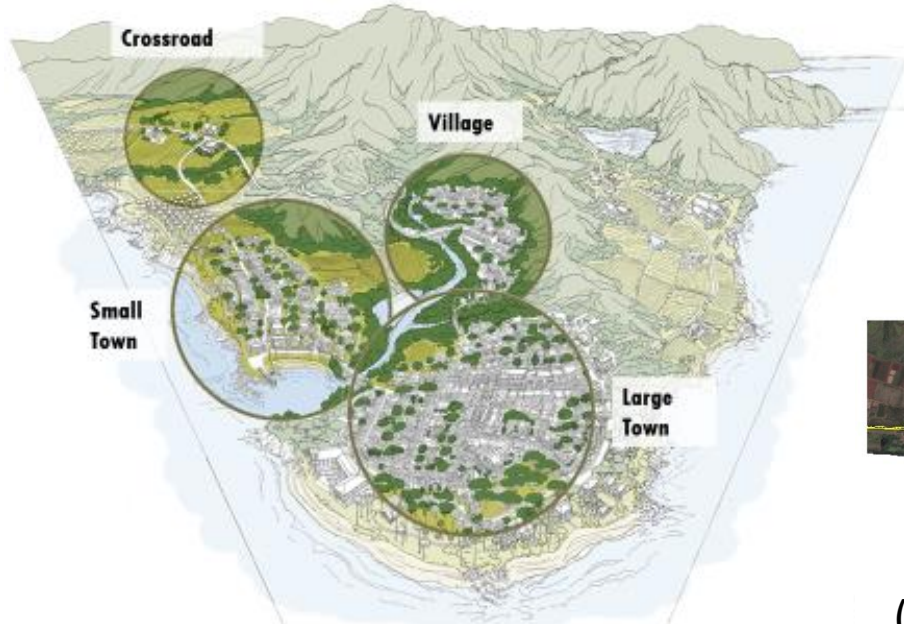


Map Work

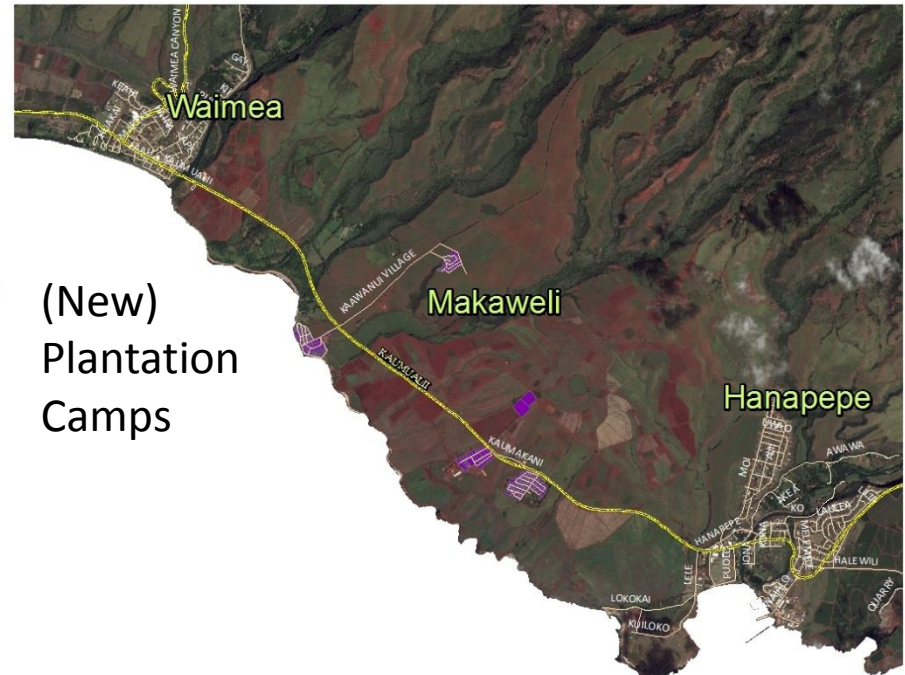


**Closing
Presentation**

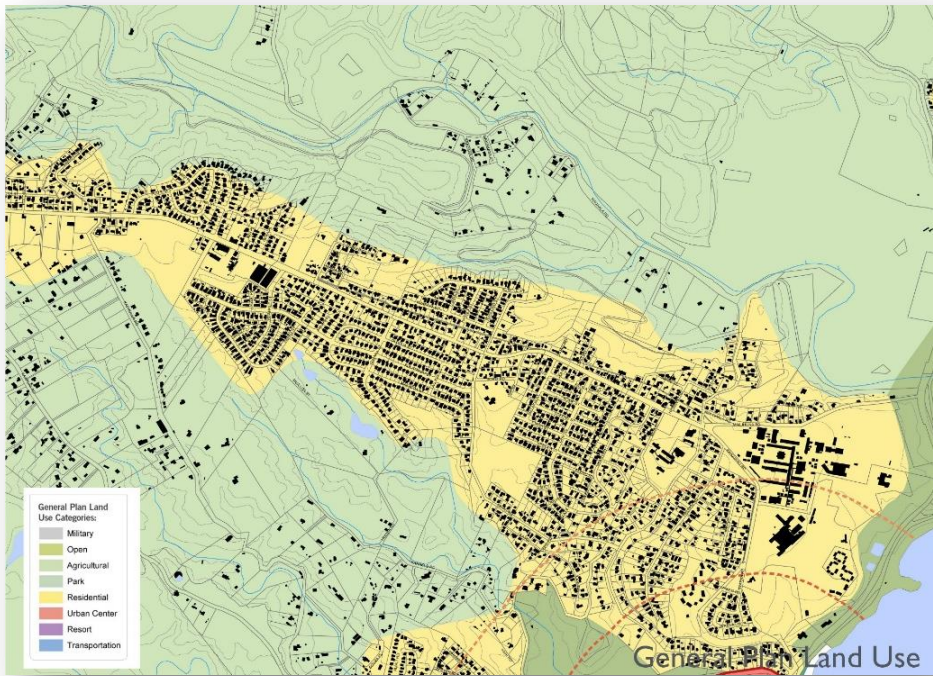
Place- Type for Kaua'i



CHARACTER	RURAL	←	→	URBAN
MIX OF USES	LIMITED	←	→	DIVERSE
BUILDING SPACING	DETACHED	←	→	ATTACHED



(New)
Plantation
Camps

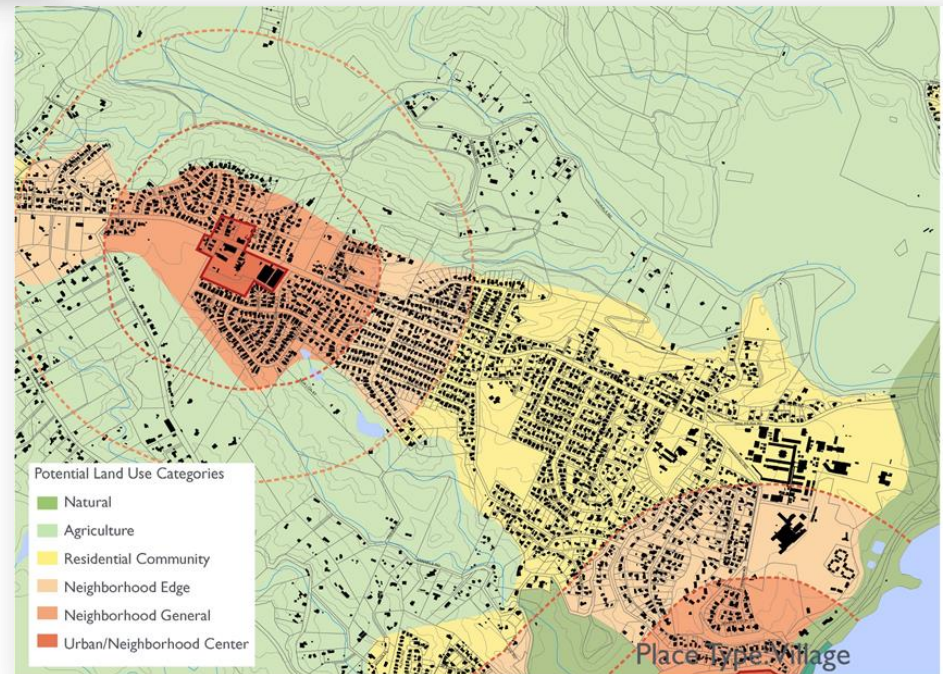


2000 GP Land Use Map

Kapahi

East Kaua'i Planning District

GP Update Draft Future Land Use Map with Place-Types



Map Refinement



THE DRAFTS

- Planning Commission Draft
- Departmental Draft, June 13, 2017
- Departmental Draft, May 23, 2017
- Departmental Draft, January 31, 2017
- Discussion Draft, November 2016
- Administrative Draft, July 2016

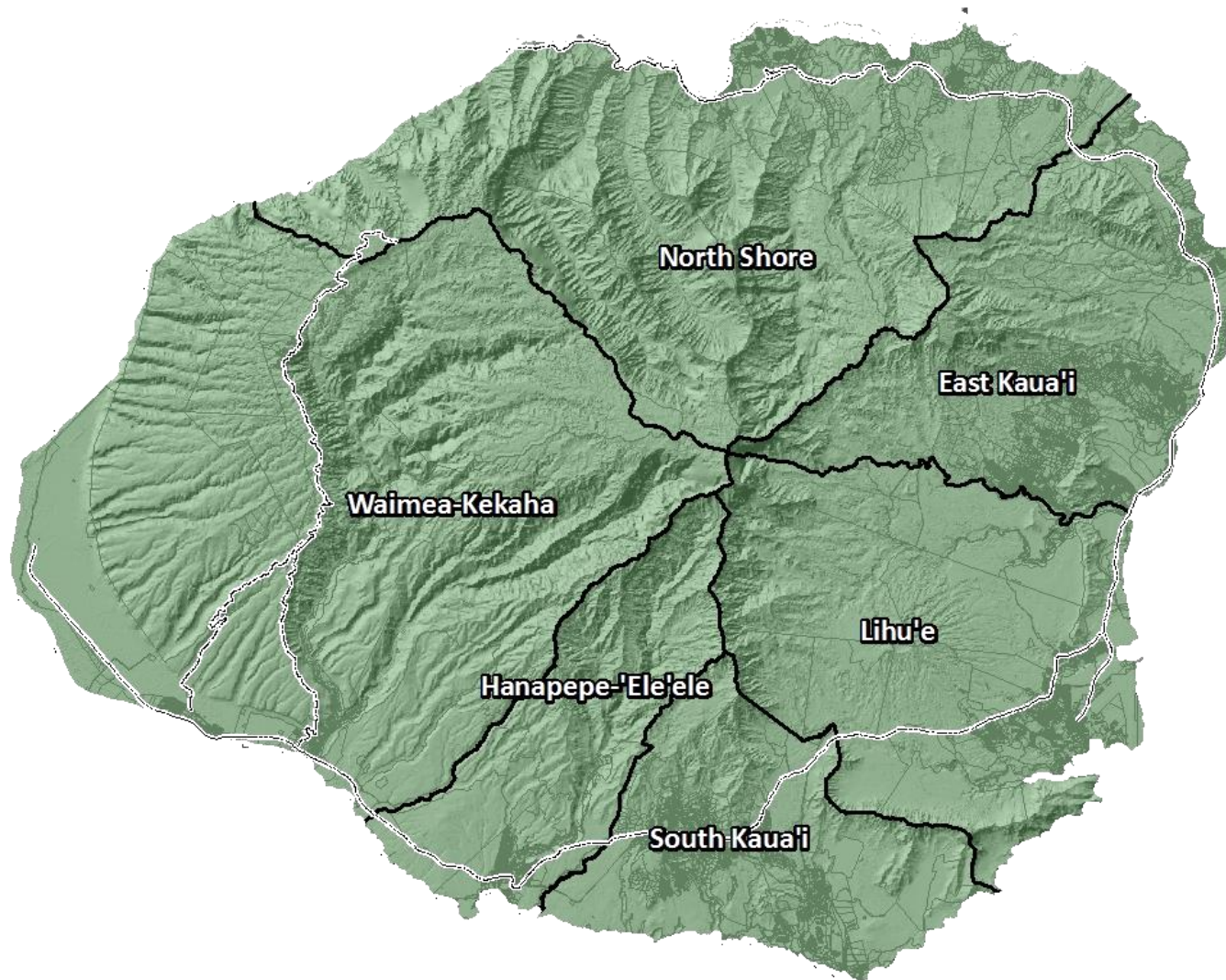


Future Land Use Map Review



What are Planning Districts?

Planning Districts *represent* six regions on Kauaʻi

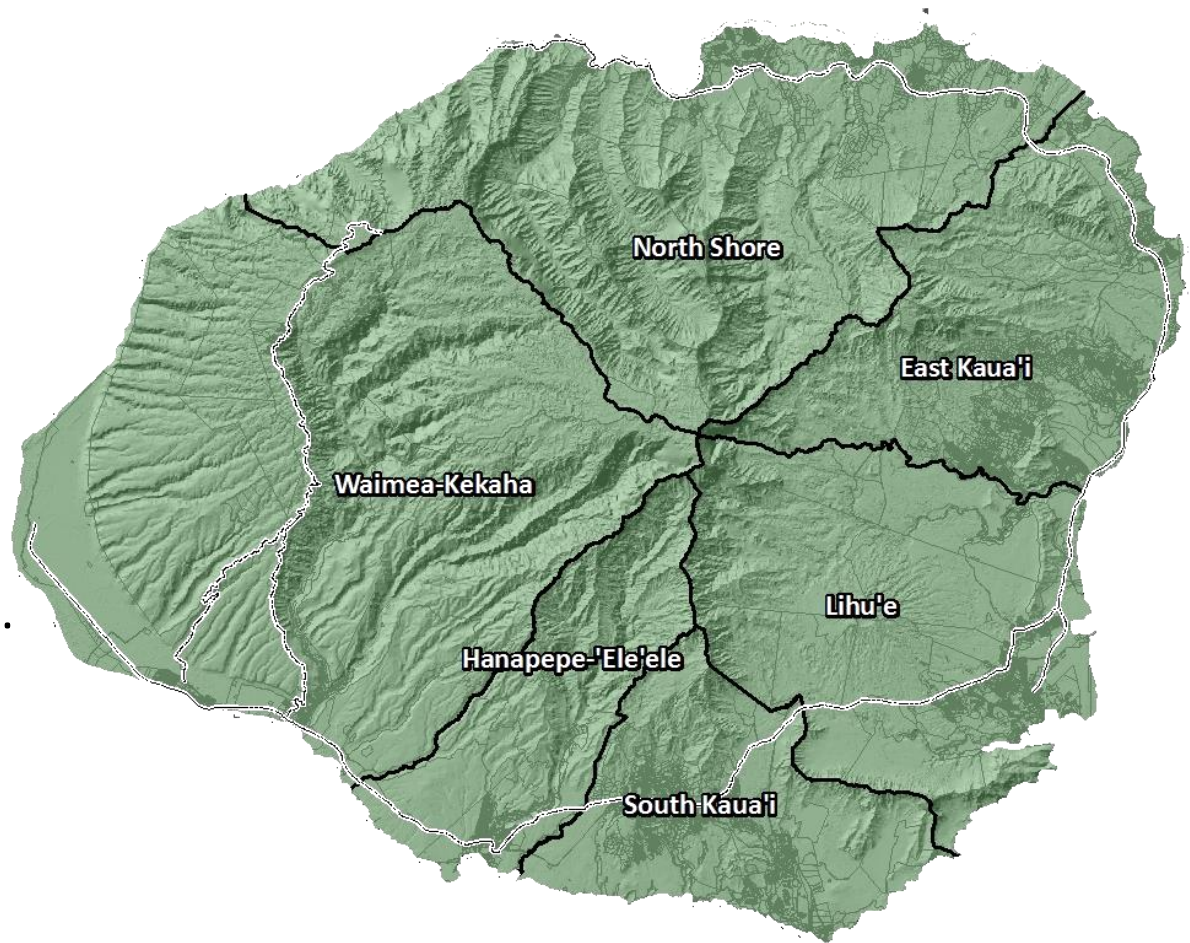


What are Planning Districts?

District delineations (**lines**) are *figurative* and are not enacted by legislation or ordinance.

The purpose of the district boundary delineations are to:

1. Identify geographic areas for data analysis.
2. Identify geographic areas for planning purposes, such as for community plan updates.



Future Land Use Maps – New & Revised Designations

	Planning District Boundary
	Major Roads
	Roads
	Streams
	Reservoirs
	Urban Edge Boundary
	Natural
	Agricultural
	Agricultural (IAL)
	Parks and Recreation
	Golf Course
	Homestead
	Residential Community
	Urban Center
	Neighborhood Center
	Neighborhood General
	Large Town
	Small Town
	Resort
	Provisional Resort (Pending Community Plan)
	University Zone
	Plantation Camp
	Industrial
	Transportation
	Military
	Provisional Agriculture

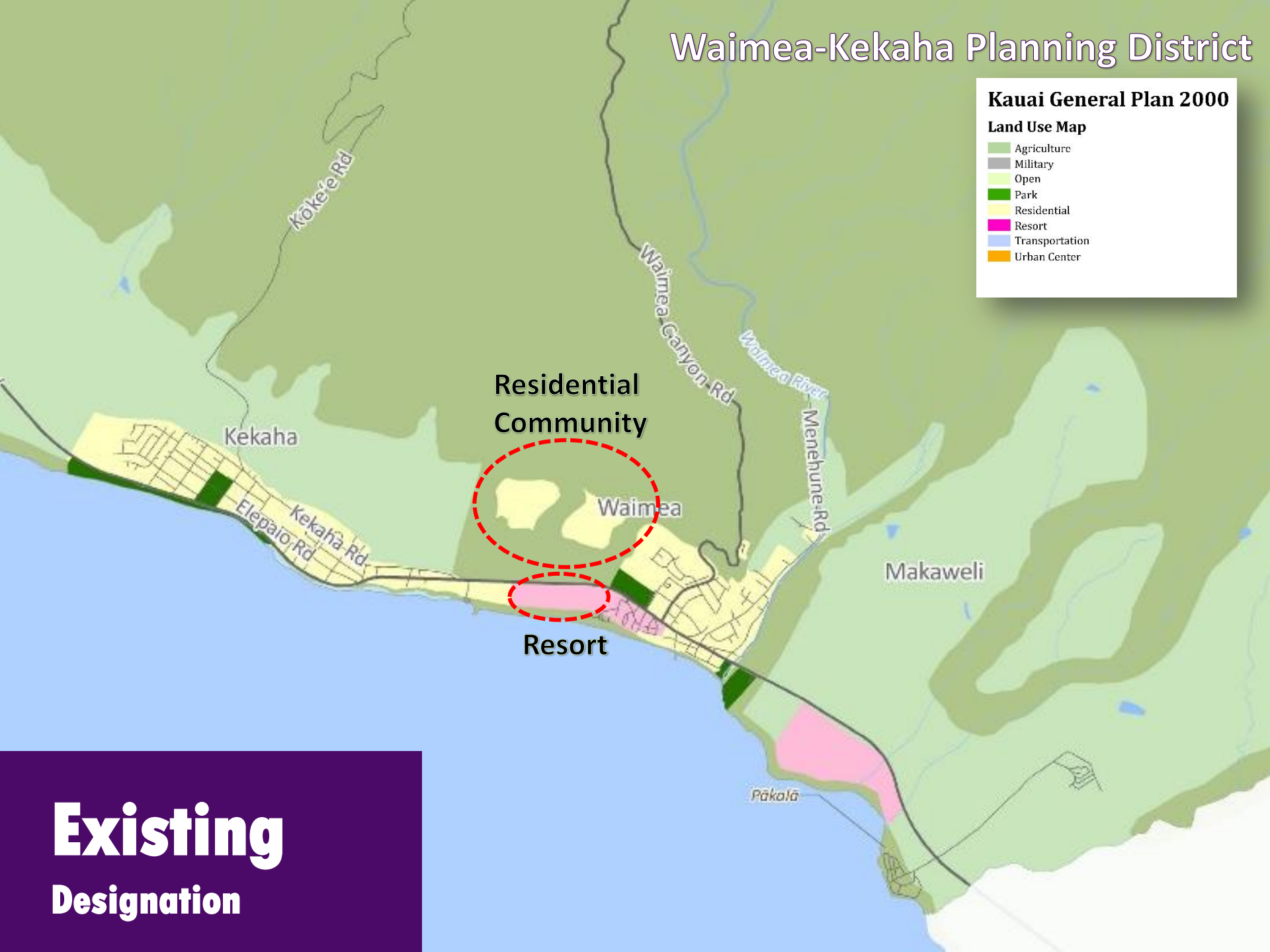
	Designation	Revision
1	<i>Natural</i>	<ul style="list-style-type: none"> • Updates and replaces Open designation. • Limited development or not suitable for development based on topography, hazards vulnerability, sensitive resources or other constraints.
2	<i>Homesteads</i>	Reflects existing low-density rural residential communities created under the 1895 Land Act.
3	<i>Neighborhood Center</i>	Updates and replaces Town Center boundaries.
4	<i>Neighborhood General</i>	<ul style="list-style-type: none"> • Replaces previous Urban Center • Includes Neighborhood Center and Residential Community.
5	<i>University Zone</i>	Applied to Kaua'i Community College
6	<i>Parks & Recreation</i>	<ul style="list-style-type: none"> • Recognizes <i>existing</i> County and State parks • Distinguishes parks and recreations from Agriculture
7	<i>Golf Course</i>	<ul style="list-style-type: none"> • Recognizes <i>existing</i> golf courses • Distinguishes golf course use from Agriculture

Waimea-Kekaha Planning District

Kauai General Plan 2000

Land Use Map

- Agriculture
- Military
- Open
- Park
- Residential
- Resort
- Transportation
- Urban Center



**Existing
Designation**

Waimea-Kekaha Planning District

Figure 5-1 Kaua'i Land Use Map

- Planning District Boundary
- Major Roads
- Roads
- Streams
- Reservoirs
- Urban Edge Boundary
- Natural
- Agricultural
- Agricultural (IAL)
- Parks and Recreation
- Golf Course
- Homestead
- Residential Community
- Urban Center
- Neighborhood Center
- Neighborhood General
- Large Town
- Small Town
- Resort
- Provisional Resort (Pending Community Plan)
- University Zone
- Plantation Camp
- Industrial
- Transportation
- Military
- Provisional Agriculture

Residential Community

(Reduced, moved closer to current Urban uses)

Waimea

Provisional Resort

Makaweli

Pākaʻā

Kekaha

Elepaio Rd

Kekaha Rd

Kōkeʻe Rd

Waimea Canyon Rd

Waimea River

Menehune Rd

Proposed Designation

Existing Designation

Hanapēpē-‘Ele‘ele Planning District

Kauai General Plan 2000

Land Use Map

- Agriculture
- Military
- Open
- Park
- Residential
- Resort
- Transportation
- Urban Center

Makaweli

Kaumualii Hwy

Kaumakani

Hanapēpē Heights

Residential
Community

Hanapēpē

Moi Rd

Hanapēpē Rd

Hanapēpē River

Lima Ola
Workforce Housing

‘Ele‘ele

Agriculture

Halewili Rd

Waialo Rd

Port Allen

Olokele Sugar Mill

Salt Pond
Beach Park

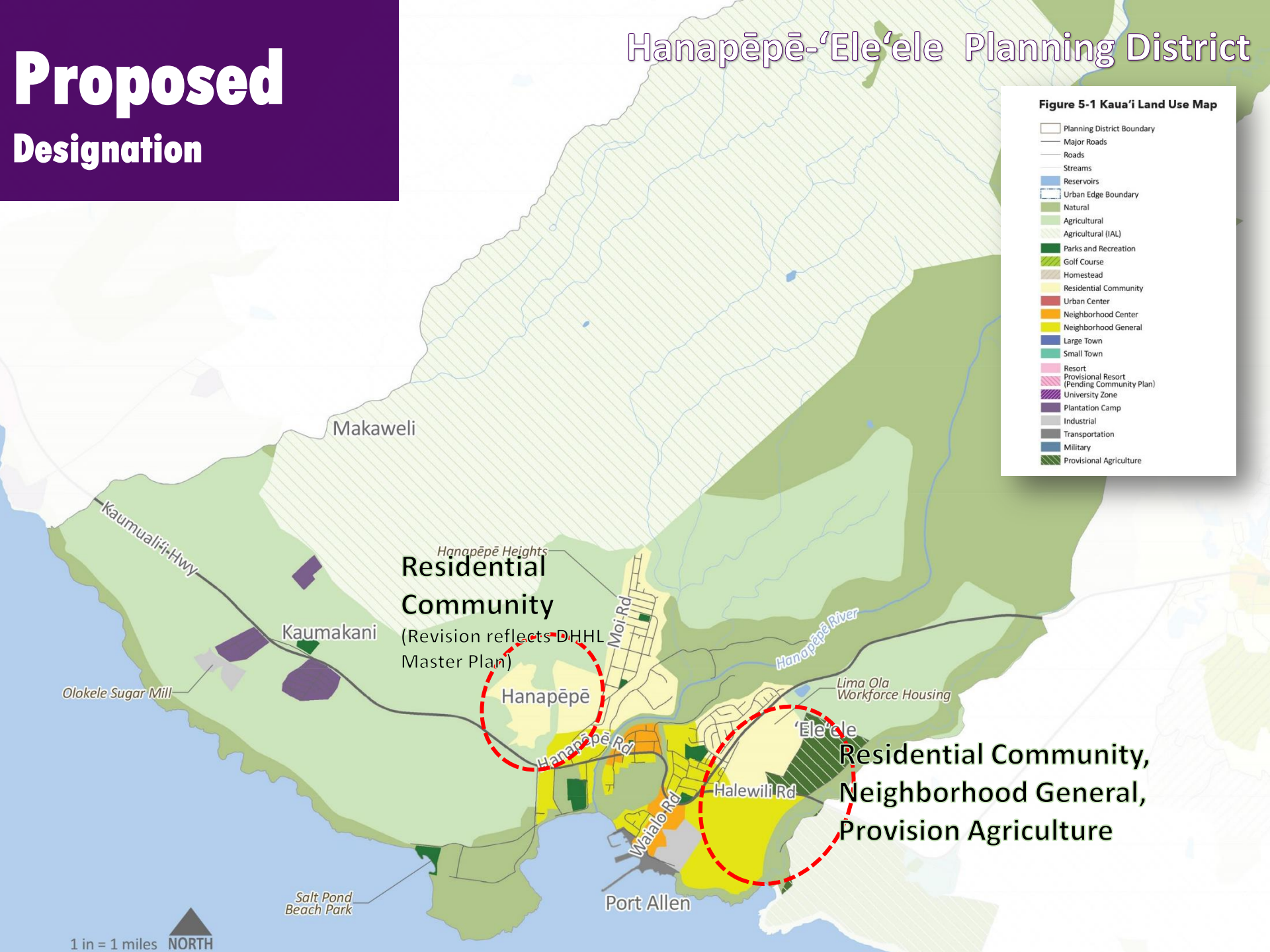
1 in = 1 miles



Proposed Designation

Hanapēpē-‘Ele‘ele Planning District

Figure 5-1 Kaua‘i Land Use Map



Hanapēpē-‘Ele‘ele Land Use Map

2000 General
Plan
designation is
Agriculture

Lima Ola Housing Project
included as Residential
Community in General
Plan Discussion and
Departmental Drafts,
with area adjacent to
Port Allen as
Neighborhood General

April 27, 2017

Planning Commission
designates plateau east of
Port Allen to Wahiawa
Gulch as Neighborhood
General/Provision
Agriculture

All in Favor 5:0

May 23, 2017

Motion to
remove
provisional
agriculture
designation
from land use
map fails 1:6



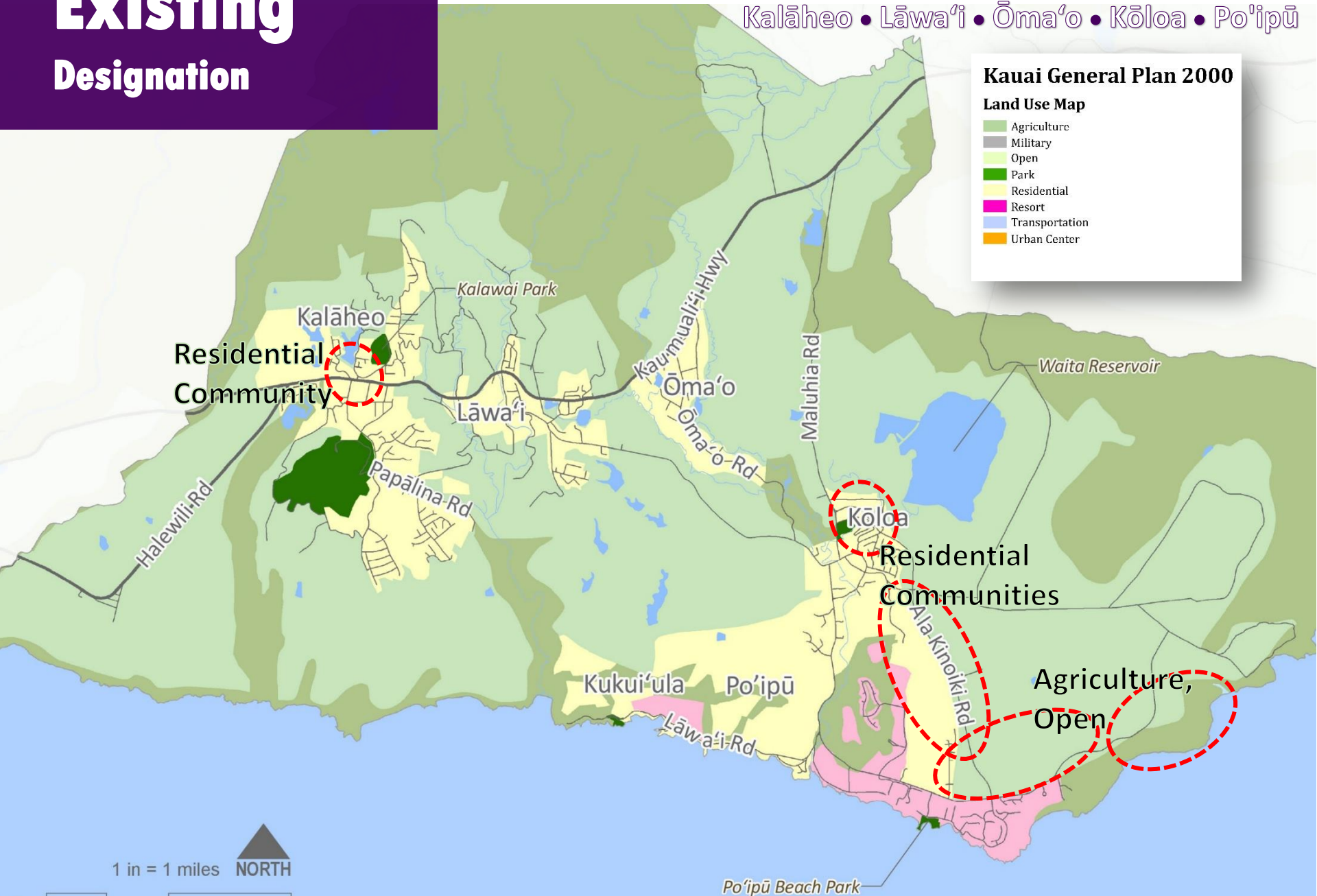
Existing Designation

South Kaua'i Planning District Kalāheo • Lāwa'i • Ōma'o • Kōloa • Po'ipū

Kauai General Plan 2000

Land Use Map

- Agriculture
- Military
- Open
- Park
- Residential
- Resort
- Transportation
- Urban Center

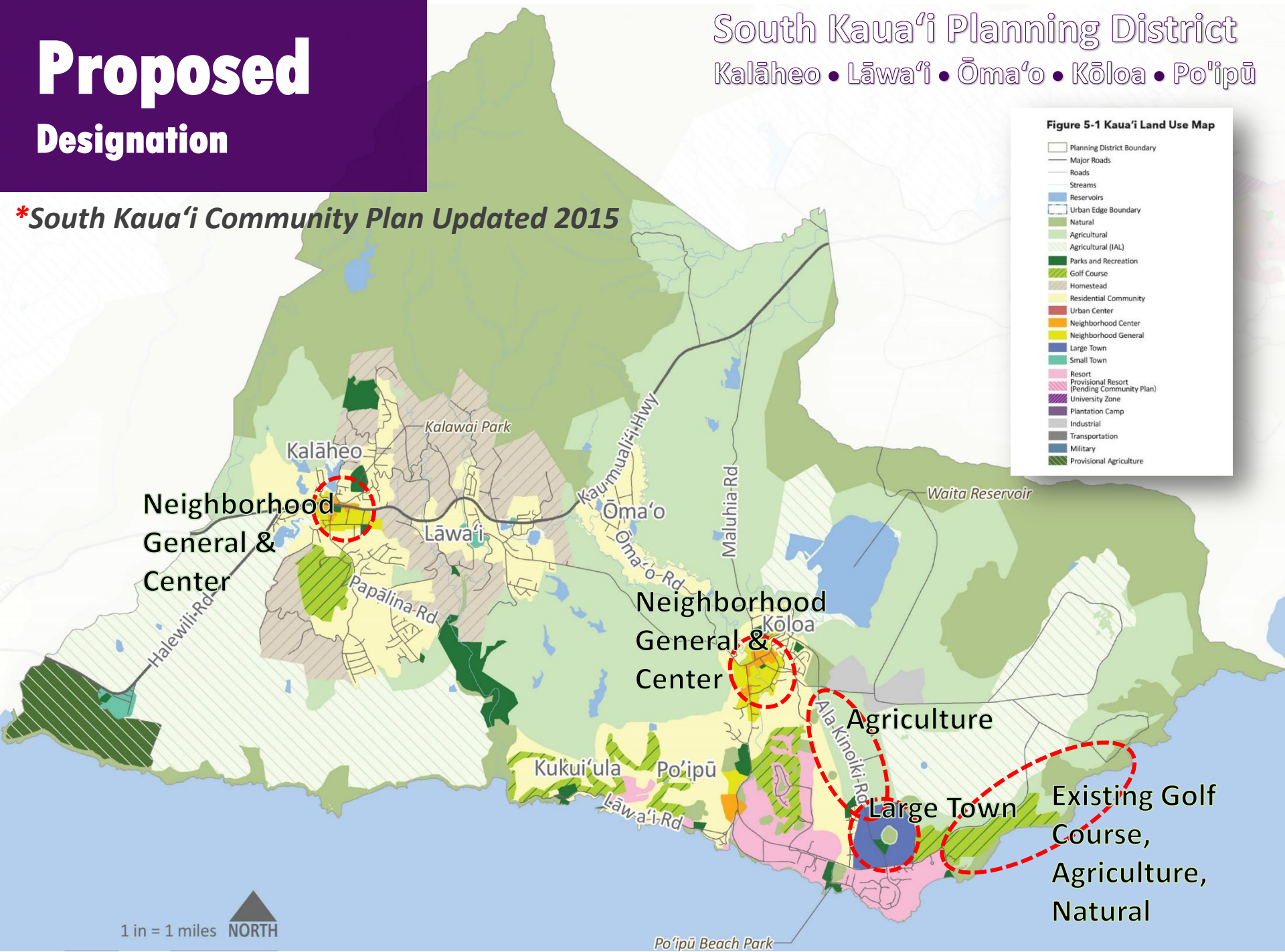


Proposed Designation

South Kaua'i Planning District Kalāheo • Lāwa'i • Ōma'o • Kōloa • Po'ipū

Figure 5-1 Kaua'i Land Use Map

- Planning District Boundary
- Major Roads
- Roads
- Streams
- Reservoirs
- Urban Edge Boundary
- Natural
- Agricultural
- Agricultural (IAL)
- Parks and Recreation
- Golf Course
- Homestead
- Residential Community
- Urban Center
- Neighborhood Center
- Neighborhood General
- Large Town
- Small Town
- Resort
- Provisional Resort (Pending Community Plan)
- University Zone
- Plantation Camp
- Industrial
- Transportation
- Military
- Provisional Agriculture



**South Kaua'i Community Plan Updated 2015*

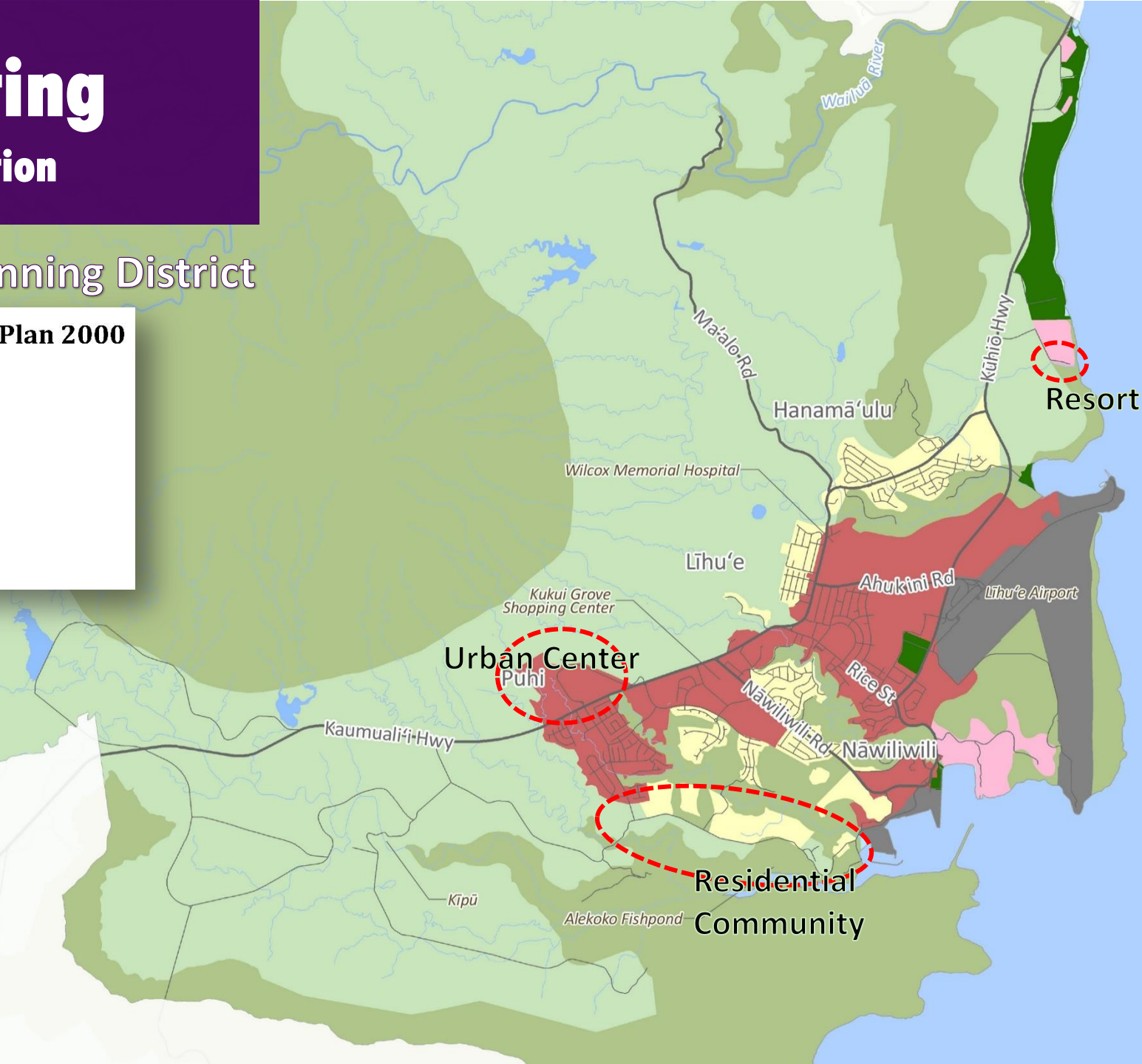
Existing Designation

Līhu'e Planning District

Kauai General Plan 2000

Land Use Map

- Agriculture
- Military
- Open
- Park
- Residential
- Resort
- Transportation
- Urban Center

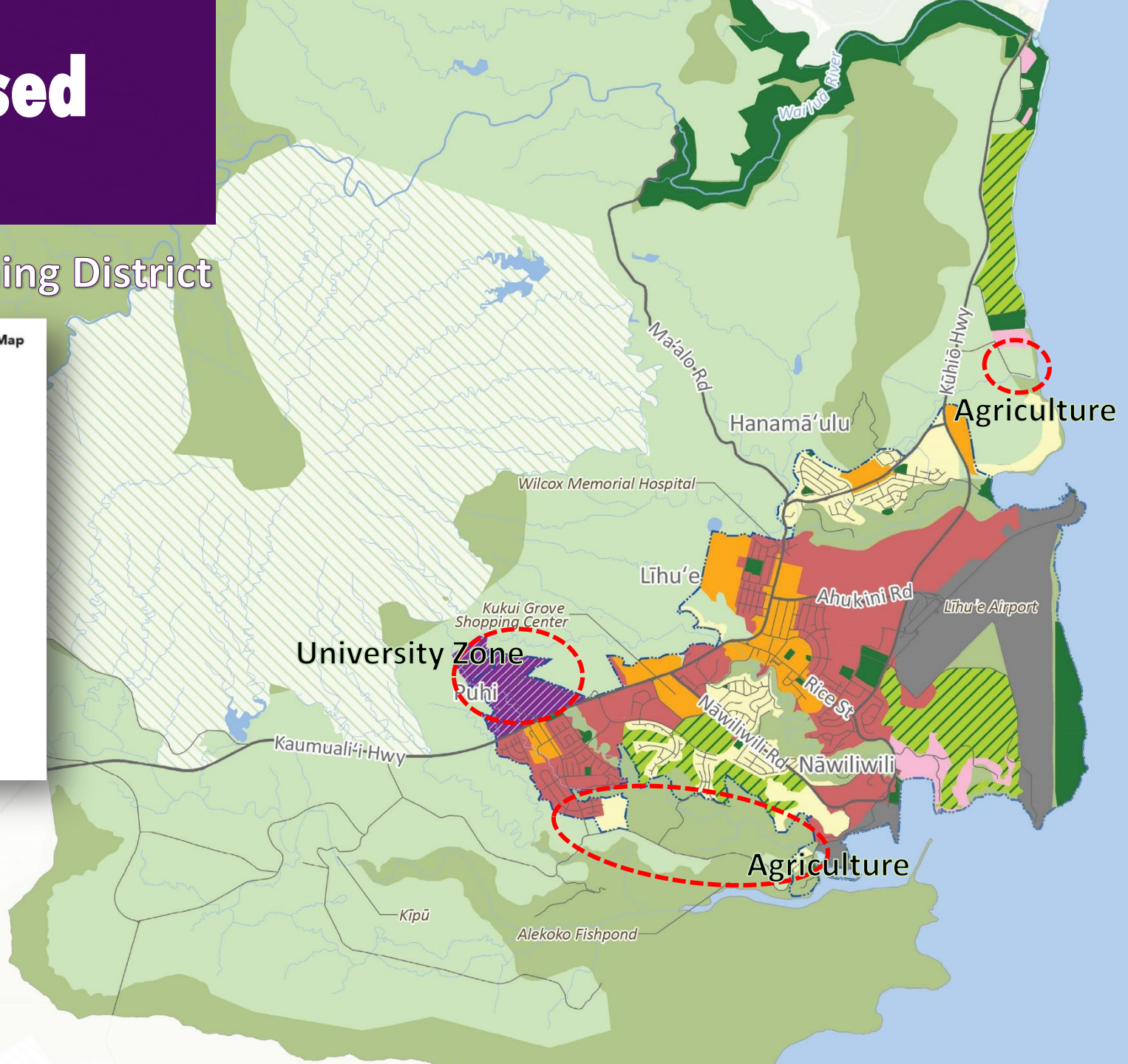


Proposed Designation

Līhu'e Planning District

Figure 5-1 Kaua'i Land Use Map

- Planning District Boundary
- Major Roads
- Roads
- Streams
- Reservoirs
- Urban Edge Boundary
- Natural
- Agricultural
- Agricultural (IAL)
- Parks and Recreation
- Golf Course
- Homestead
- Residential Community
- Urban Center
- Neighborhood Center
- Neighborhood General
- Large Town
- Small Town
- Resort
- Provisional Resort (Pending Community Plan)
- University Zone
- Plantation Camp
- Industrial
- Transportation
- Military
- Provisional Agriculture



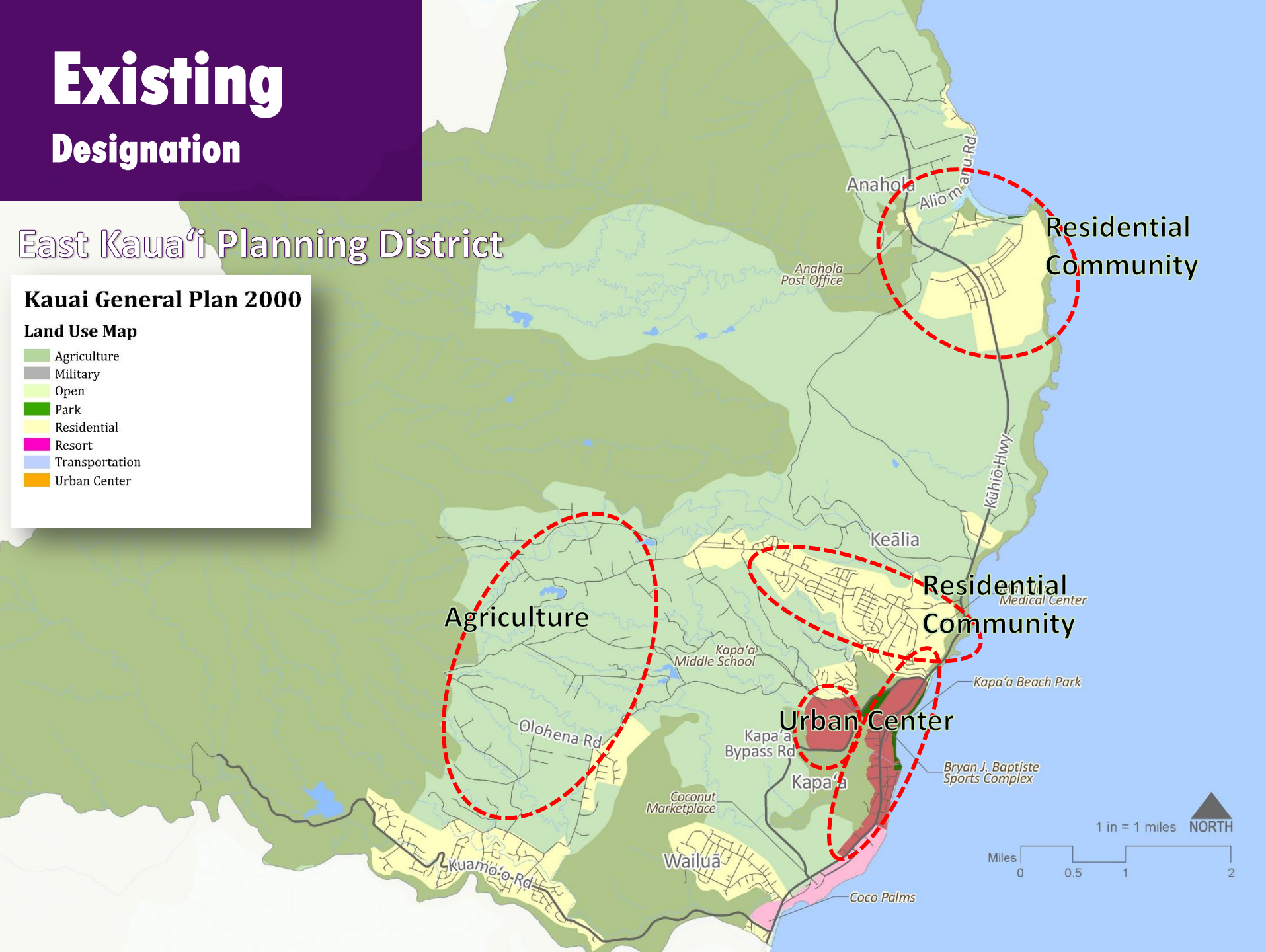
Existing Designation

East Kauaʻi Planning District

Kauai General Plan 2000

Land Use Map

- Agriculture
- Military
- Open
- Park
- Residential
- Resort
- Transportation
- Urban Center



Proposed Designation

East Kauaʻi Planning District

Figure 5-1 Kauaʻi Land Use Map

-  Planning District Boundary
-  Major Roads
-  Roads
-  Streams
-  Reservoirs
-  Urban Edge Boundary
-  Natural
-  Agricultural
-  Agricultural (IAL)
-  Parks and Recreation
-  Golf Course
-  Homestead
-  Residential Community
-  Urban Center
-  Neighborhood Center
-  Neighborhood General
-  Large Town
-  Small Town
-  Resort
-  Provisional Resort (Pending Community Plan)
-  University Zone
-  Plantation Camp
-  Industrial
-  Transportation
-  Military
-  Provisional Agriculture

Homestead

Anahola

Anahola Post Office

Reflects DHHL Master Plan

Neighborhood General & Center

Mahelona Medical Center

Neighborhood General & Center

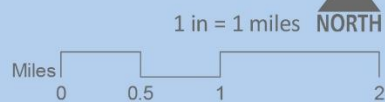
Kapaʻa Beach Park

Bryan J. Baptiste Sports Complex

Kapaʻa

Wailua

Coco Palms

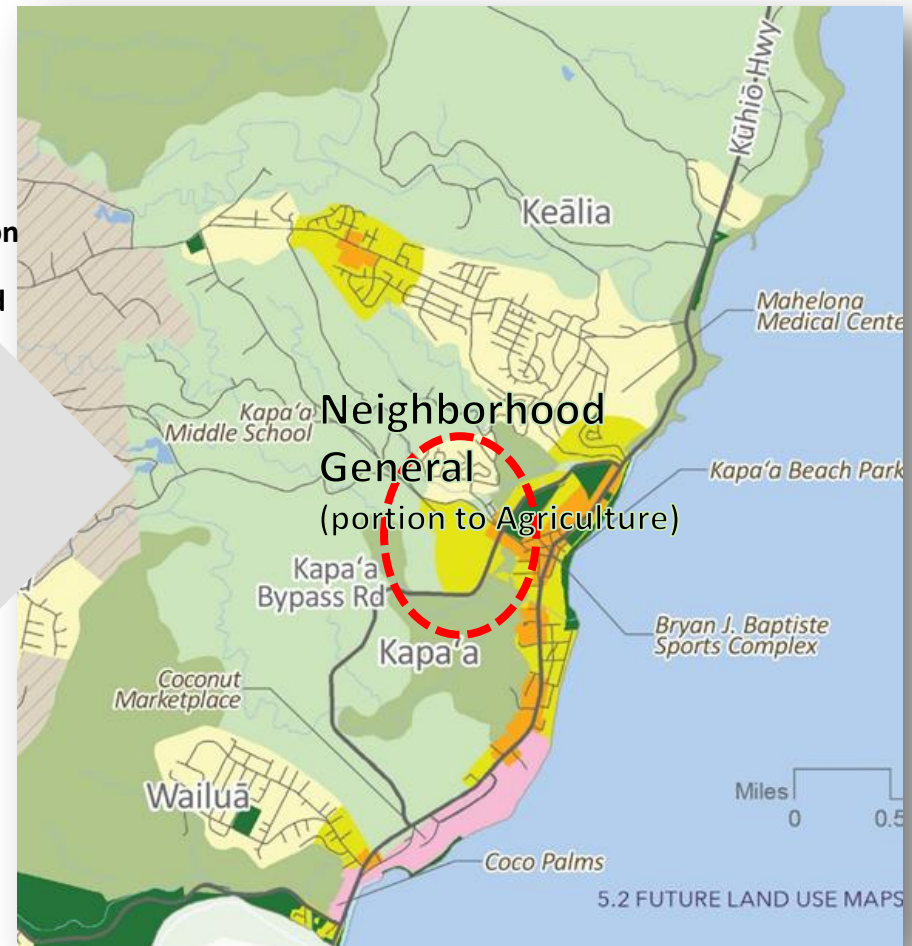


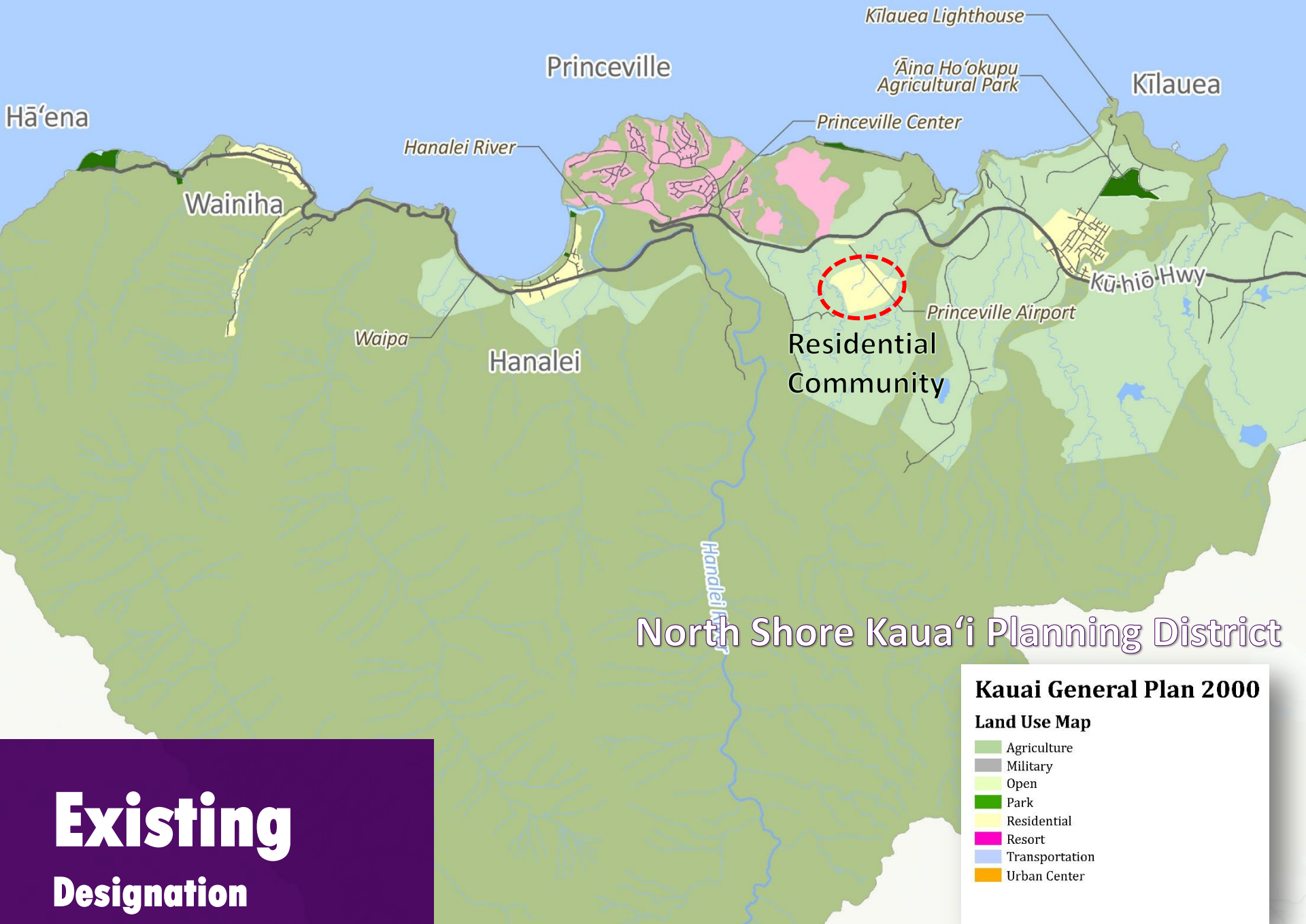
East Kaua'i Land Use Map

2000 General
Plan designates
area as Urban
Center

Removed in the November
2016 Discussion Draft and
January 2017 Departmental
Draft

May 23, 2017
Planning Commission
Votes to designate
area Neighborhood
General
All in Favor 7:0







North Shore Planning District

Figure 5-1 Kaua'i Land Use Map

- Planning District Boundary
- Major Roads
- Roads
- Streams
- Reservoirs
- Urban Edge Boundary
- Natural
- Agricultural
- Agricultural (IAL)
- Parks and Recreation
- Golf Course
- Homestead
- Residential Community
- Urban Center
- Neighborhood Center
- Neighborhood General
- Large Town
- Small Town
- Resort
- Provisional Resort (Pending Community Plan)
- University Zone
- Plantation Camp
- Industrial
- Transportation
- Military
- Provisional Agriculture

**Proposed
Designation**

North Shore Land Use Map

2000 General Plan
designates area as
Resort

Removed in the
November 2016
Discussion Draft

Returned to
Resort in the
Departmental
Draft

May 23, 2017
Planning Commission
vote to remove Resort
designation fails 1:6

June 13, 2017
Planning
Commission vote to
remove Resort
Designation fails 2:4

